



**TOWN OF EAST WINDSOR  
PLANNING & ZONING COMMISSION**

11 Rye Street, Broad Brook, CT 06016  
860.623.6030

Commission  
Mike Kowalski-Chair  
Jim Thurz- Vice Chair  
Anne Gobin  
David Leason  
Stacey Svoboda McKenna

Alternates  
Frank Gowdy  
Vacancy  
Vacancy

**Revised**

**MEETING AGENDA**

**TUESDAY, January 9, 2024 – 6:30 P.M.**

Meeting #1865

**This will be a (hybrid in-person) meeting. If you have any concerns about your ability to attend, please contact Town Hall at 860-623-6030**

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**[To access meeting materials, click here:](#)**

**I. TIME AND PHYSICAL PLACE OF MEETING**

Town Hall  
11 Rye St, Broad Brook CT 06016

**To access this meeting virtually:**

Time: January 9, 2023, 6:30 PM

Join Zoom Meeting

<https://us06web.zoom.us/j/7148971799>

Meeting ID: 714 897 1799

Dial by your location

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Washington DC)

Find your local number: <https://us06web.zoom.us/j/7148971799>

**II. ESTABLISH QUORUM**

**III. ADDED AGENDA ITEMS**

**IV. LEGAL NOTICES: None**

**V. PUBLIC PARTICIPATION *(For Items Not Listed on the Agenda)***

**VI. APPROVAL OF MINUTES**

A. December 12, 2023-Regular Meeting of PZC

**VII. RECEIPT OF APPLICATIONS**

A. PZ-2024-01 Town of East Windsor-Zoning Map Amendment to include new Warehouse Point Design District

B. PZ-2024-02 – Site Plan Modification-Parking Lot at 142,140,140 Rear South Main Street, M-B-L 042-05-064,063,063-A; Owner/Applicant Island View Farms, LLC

**VIII. PERFORMANCE BONDS – ACTIONS; PERMIT EXTENSIONS; ROAD ACCEPTANCE**

None

**IX. CONTINUED PUBLIC HEARINGS**

None

**X. NEW PUBLIC HEARINGS**

**XI. OLD BUSINESS**

A: 8-24 Referral for vacant property at Morris Rd, Lote 017-67-009 (continued from 12-12-23)

**XII. NEW BUSINESS**

A. PZ-2023-27 52 Main St-Modification of Approved Site Plan-for parking spots located at 52 Main St. Map 061 Block 05 Lot 041, Zone TZ5. Applicant: Yanal Qneider

**XIII. OTHER BUSINESS**

A. Review: POCD Survey Questions

**XIV. CORRESPONDENCE**

A. CRCOG email 2024 Regional Planning Commission Appointments

**XV. BUSINESS MEETING**

**XVI. EXECUTIVE SESSION**

None

**XVII. ADJOURNMENT**